



BOARD OF ADJUSTMENT HEARING

**Development & Business Services Center
1901 S. Alamo Street
BOARD ROOM
Monday, March 15, 2004 at 1:00 P. M.**

- I. 1:00 P. M. Public hearing called to order by the BOA Chairman
- II. Roll Call
- III. Invocation
- IV. Scheduled Cases:

CASE NO. A-04-018 Richard Specia, 408 Dwyer Avenue
CASE NO. A-04-029 Cynthia R. Neal, 103 Gazel Drive
CASE NO. A-04-031 S.A. Christian Hope Resource Center
- V. Consider approving minutes of November's, 2003 and December's 2003.
- VI. Adjournment

NOTE: The City of San Antonio Board of Adjustment Agenda is on the Internet at: www.sanantonio.gov/bldginsp/BOA.htm

This meeting is wheelchair accessible. The accessible entrance is located at 1901 S. Alamo. Accessible parking spaces are located at the front entrance off of Alamo Street. Auxiliary aids and services are available upon request. Interpreters for the deaf must be requested at least 48 hours prior to the meeting by calling 207-7245

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CASE NO. A-04-018PP

Carla Morrison

S' 25' of Lot 2 and N 34.2' of Lot 3, Block 1, New City Block 928
408 Dwyer Ave.

Zoned: "D HS RIO-3" Downtown Historic Significance River Overlay-3
District

Per Section 35-451d(3), the applicant has requested an appeal of the Planning Director's decision to deny the painting of the historic brick structure at 408 Dwyer Ave.

The Development Services Department could not issue this permit because the provisions of the Unified Development Code Section 35-610 prohibit alterations of a historic structure.

The applicant's proposal is to paint the exterior brick of this historic structure.

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CASE NO. A-04-029

Cynthia R. Neal

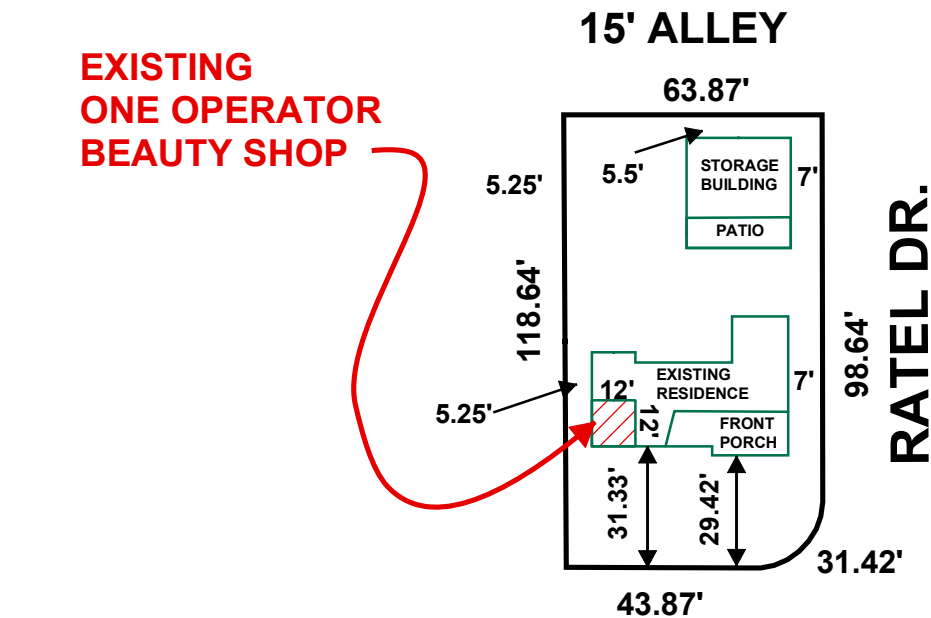
Lot 15, Block 5, New City Block 10186

103 Gazel Dr.

Zoned: "R-4" Residential Single-Family District

The applicant requests a Special Exception to continue operation of a one(1) operator beauty shop in a residential area. Section 35-375 of the Unified Development Code gives only the Board of Adjustment authority to hear and decide Special Exceptions.

The applicant's request is to continue operation of a one(1) operator beauty shop in a residential area. The proposed days and hours of operation are Monday 9AM-3PM, Wednesday 9AM-6PM, Thursday 9AM-11AM, Friday 8AM-3PM, Saturday 8AM-2PM and will be closed on Tuesday and Sunday. Total hours of operation are 30 hours.



Plot Plan
A-04-029

Produced by the City of
San Antonio Planning Department
in cooperation with Development
Services Department

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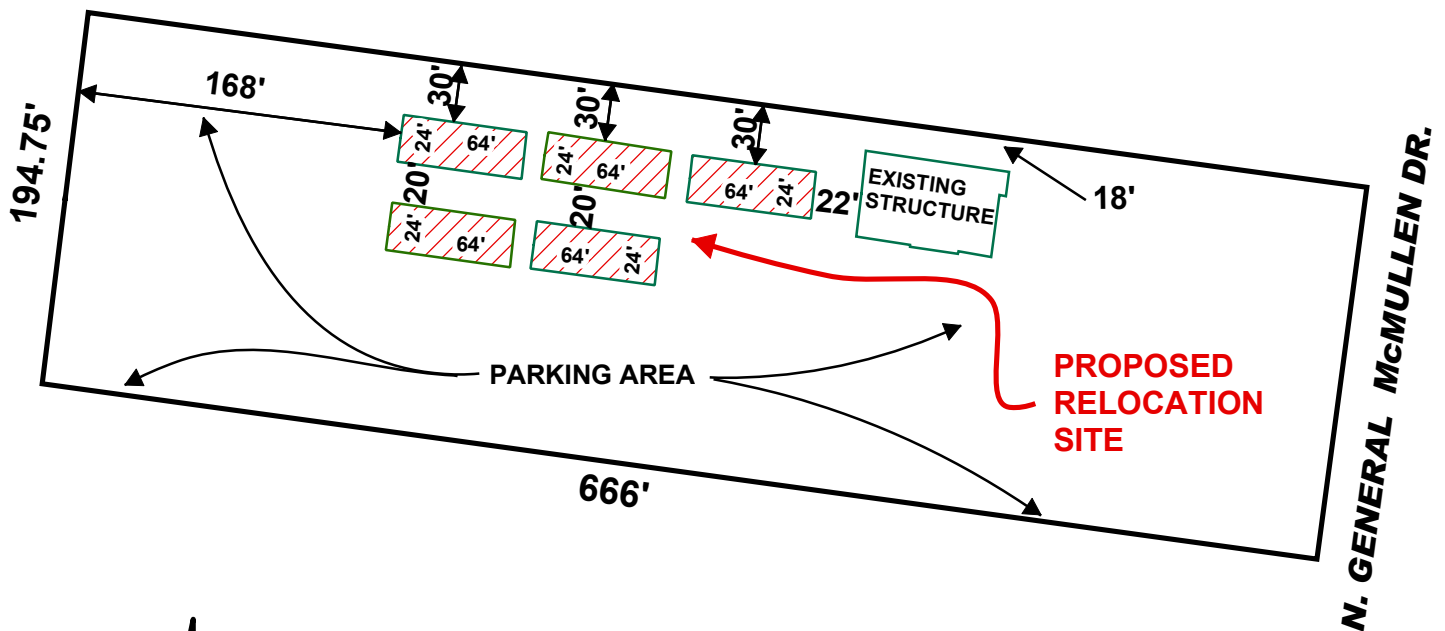
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CASE NO. A-04-031

S.A. Christian Hope Resource Center represented by Tim Baidson, VP
Lot 5, New City Block 9025
321 N. General McMullen Dr.
Zoned: "I-1" General Industrial District

The applicant requests a Special Exception to relocate five(5) structures from 4702 E. Houston St. to 321 N. General McMullen Dr. Section 35-389 of the Unified Development Code requires a Special Exception to move or relocate any structure.

The applicant is proposing to use these five(5) structures for administrative and storage uses.



Plot Plan
A-04-031

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